

CEDAR TREE SHOPPING CENTER

NWC HWY 58 & I-49 • BELTON, MO

**900 - 7,654 SF
FOR LEASE**

For leasing information:

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CEDAR TREE SHOPPING CENTER

- 900 - 7,654 SF available
- Prime Location along I-49 & Hwy 58
 - High volume traffic counts and visibility:
54,417 CPD on Hwy 58 and 73,385 CPD on I-49
 - Signage opportunities facing I-49 and Hwy 58
- Located in rapidly growing market: Belton has seen 14.3% population growth since 2000



VISITOR STATS

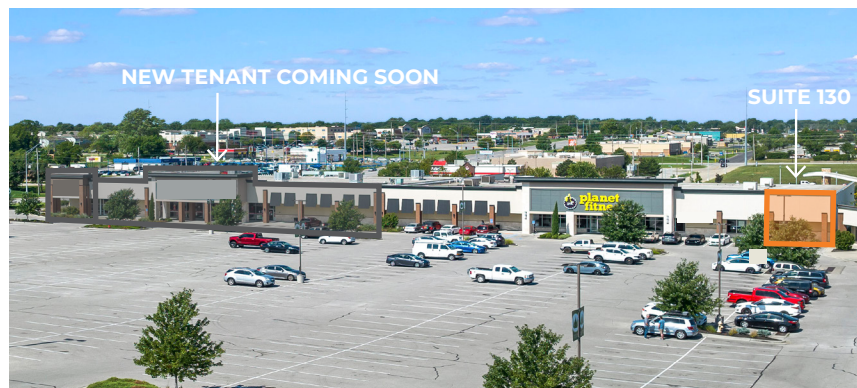


- 783,000 visits per year
- 168,700 unique visits per year
- 4.66 visitor frequency
- 47 minutes avg. dwell time

Source: Placer.ai 2025



STE	Tenant	SF
100-112	New Tenant Coming Soon	
124	Planet Fitness	
130	AVAILABLE VIEW SUITE	7,654
132-140	The Peanut	
144-150	Plato's Closet	
152	The Smoothie Shop	
154	Jenny's Alterations	
156	AVAILABLE VIEW SUITE	900
158	State Farm	
160	Miracle Ear	
164	New Tenant Coming Soon	
170	All In Physical Therapy	
172	Five Guys	





DEMOGRAPHICS	1 MI	3 MI	5 MI
Population	6,821	46,595	67,102
Avg. HH Income	\$90,064	\$102,012	\$101,565
# of Businesses	391	1,055	1,461
Daytime Population	9,377	38,596	60,222

CEDAR TREE

FIVE GUYS
BURGERS and FRIES

PLATO'S CLOSET

SUBWAY
Bank of America.

planet fitness

State Farm

Belton Regional Hospital

54,417 CPD

PRICE CHOPPER

58

KOHL'S

TARGET

THE HOME DEPOT

Famous Footwear
GNC
Vintage Stock

Walgreens

Chipotle

Freddy's STEAKBURGERS

GameStop

ALDI

PETSMART
JOANN

Dutch Bros

Furniture Deals!

HARBOR FREIGHT

QT

SALLY BEAUTY

BigBacout

MOD

SUPERCUTS

SHERWIN-WILLIAMS

Office DEPOT
OfficeMax

Walmart

WHATABurger

Lowe's

Sams CLUB